

**CITY OF GLOUCESTER**  
**Community Development Department**  
**Minutes of the Meeting**  
**June 10, 2008**  
**Magnolia Library**  
**16 Cambridge Avenue**  
**Gloucester, MA 01930**

**Community Forum on Gloucester Harbor**

*Jim Duggan* began the forum at 7:10. Forum ended at 9:10.

**PUTTING THE WORKING PORT BACK TO WORK**- *Jim Duggan*, Chief Administrative Officer for the City of Gloucester introduced himself to the audience. He stated that Mayor Kirk regretfully could not be at the forum tonight due to a conflict with the City Council's review of the School Department's budget. He stated that this is the last of the five listening posts. He thanked members of the community, as well as the community panel for attending the forum.

On January 1, 2008, during Mayor Carolyn Kirk's inaugural speech, she stated that she would put out for community discussion some scenarios around the harbor and its redevelopment within six months. The Mayor wants to make sure that the community has a chance to help shape any of the types of changes that come out of the administration. Change is inevitable along the harbor but change needs to be done intentionally. The Mayor chose four scenarios because she felt the harbor plan as a whole was too big to tackle. There has been a dedicated group of folks who have looked at the harbor plan. They are going to put some views out to the community to get the community's reaction and have residents ask: Is this what we want for Gloucester Harbor? What are some of the values that drive decisions? What is good public policy around the harbor?

The City Council has already voted to move forward on some zoning changes within the Fort area. The City Council has been gracious enough to wait until the administration gets some public input and uses the professional staff that they have in order to shape those recommendations.

The community panel members are advisors to the Mayor and are an impartial jury of Gloucester peers, though they will take no vote, they have to come to consensus as to where there is consensus. Consensus is very important in moving forward because there has to be consensus at the local level for anything that is tackled in the Fort area. They need consensus in terms of the harbor plan, which is governed by the State. These forums are about where the community agrees where there is consensus in the community.

**COMMUNITY PANEL**

- *Tom Balf*, Environmental Energy Expert
- *Doug Cook*, Landscape Design Architect
- *Phil Cusumano*, Artist
- *Robert Foley*, Former Merchant Marine
- *Rosalyn Frontiera*, Former Waterfront Family
- *Capt. Paul Frontiero*, Owner of Seven Seas Whale Watch
- *David Marsh*, Retired Commercial Banker
- *Scott Memhard*, Owner of Cape Pond Ice
- *Reverend Fayette Severance*, Member of the Clergy

**BEGINNING THE CONVERSATION: A WALK AROUND THE HARBOR SOME VISUAL SCENARIOS FOR HARBOR DEVELOPMENT-**

*Sarah Buck*, Community Development Director and Harbor Plan Coordinator introduced herself to the audience. She stated that the purpose tonight is to hear what residents have to say about how they relate to the harbor, what the community's vision is about the harbor and what the harbor means to the community. She stated that it is important to hear what the community has to say about the harbor and try to get the themes about what the harbor means to everyone. She stated that they have a very good harbor plan that was developed over two years ago, though it lacks agreement on what will actually move the harbor forward. The harbor is going through change and it is how they shape it and let it move forward and still keep what the community feels are the most important parts of it. She stated that she will present a PowerPoint presentation and she asked that the community understand that the presentation suggests ideas not plans for the harbor.

*Ms. Buck* presented a PowerPoint presentation to the community. She stated that Cambridge Seven, an architectural firm, came up with the visions in the presentation. The presentation highlighted the following ideas and/or statements:

- Purpose: To ask people who care about the harbor to contribute to a vision that can guide decisions about its development.
- The harbor is only bringing back 1.5% of the tax revenue for the city.
- Gloucester has always relied on its harbor.
- Its about putting the working harbor back to work in the context of community values and policy
- Two regulatory ways of putting the working fort back to work, a draft master plan, which will have to go before the State for approval as well as City Council and the local zoning regulations, would be amended through the City Council.
- Purpose tonight is to ask people who care about the harbor to contribute to a vision and to guide decisions about its development through core principles.
- Four scenarios: The Fort, Harbor Cove, Waterfront Property Owners and the East Gloucester Harbor Front.
- One concept is public access and a complete harbor walk in the Harbor Cove area.
- Increased commercial use on Roger Street and preserve existing allowable water use.
- Keep dockage for commercial use in Harbor Cove area.
- Possibly of hotel in Fort area and mixed residential and commercial use.
- Recreational and commercial dockage in Waterfront Property Owners area.
- Redevelopment of AmeriCold buildings, smaller buildings in the East Gloucester Harbor Front area.
- Possible Maritime Industrial Park in East Gloucester Harbor Front area and mixing boatyards with recreational boating.

**COMMUNITY FORUM-**

*Bob Lee*, Gloucester resident, stated that he has had a pleasure boat for more than forty years. He stated that the owners' plan for mixed-use is terrific but the DPA will not allow any of it.

*Mike Potter*, Gloucester resident, stated that he has been in real estate development for over thirty years. He stated that he is concerned with buildings taking up the whole harbor, and tourist filling up Gloucester. He stated that Gloucester really has to be for Gloucester. He stated that the public water walkway is great. He stated that commercial and recreational boats can get along with each other but problems can occur from sharing slips.

**COMMUNITY FORUM, CONT-**

*Steve Pardee*, Holly Street resident, stated that there is a sense of urgency to get the harbor rezoned and we have a broken industry in Gloucester. He stated that the fishing industry has changed and has morphed into something that is not what we have had in the past. He believes that the future of the fishing industry is going to be so restricted in terms of who is going to participate in it because very few people will be able to afford to survive in the industry.

*Peter Van Ness*, resident of Gloucester since 1983, stated that ten years ago he started promoting Gloucester for the tourism industry. He urged the community not to think this is a discussion about fishing versus tourism. He stated that the harbor plan should include a little bit of everything. He quoted Mayor Kirk on her first community forum, "I think the world is going to be ours".

*Henry Ferrini*, East Gloucester resident, stated that he is glad to hear about the marine industrial park and he thinks it is important for Gloucester to stay connected to its history by supporting fishing and marine biotechnology. He stated that these types of industries can offer employment and tax opportunities.

*Carol Tansey*, five year resident of Gloucester, stated that Gloucester is a real town. She said don't use outside consultants, use people who know the city. She stated that her number two concern for Gloucester is not the harbor, it is energy. She stated that Vance Packard wrote a book called the "Waste Makers", she remembers a passage about the auto companies making cars longer and lower. The harbor should be the number 3 concern after the first two.

*Charles Crowley* stated that he been trying to find a building for an artist studio and a big problem in Gloucester is that very little land is zoned industrial. He stated that there is only the Blackburn Industrial Park and the harbor. He stated that the harbor plan as it is now does not allow for artist studios. He stated that the Chamber of Commerce proposed plan allows for the sale of arts and crafts but not for the production of arts and crafts.

*Viking Gustafson* stated that she has worked at the Gloucester Marine Railways for ten years. She stated that when she started her job she thought it depended on the DPA, she has since changed her mind. We need flexibility in the harbor. She stated that she has always been supported by every City official. She suggested that the community get together and work towards eliminating the DPA. She believes the public walkway is really important. Recreational boating is needed. We are in danger of losing our port infrastructure.

*Barry Blaisdel*, East Gloucester resident, stated that he has been in friendly and unfriendly ports. He stated that he sees a possibility here of inviting cruising yachts, sailors and power boaters into the harbor to add economic value to the community. He stated that there is no need for the AmeriCold freezer to be on the water. He stated that there needs to be services for boaters.

*Jackie O'Dell*, Executive Director of the Northeast Seafood Coalition, stated that they are a membership organization in Gloucester that represents the ground fish industry. She stated that the vast majority of ground fish businesses that they represent are from Gloucester though they do take a regional approach to their fishery management and building solutions to fishermen's problems. She stated that they are currently in a rebuilding plan for ground fish, which means that they are rebuilding to very high levels. She stated that the industry has taken great gains and has consolidated to be able to rebuild to those high levels. She stated that there are groups like hers that are looking for solutions for new management regimes for ground fish. She stated that Gloucester is the first community in the Northeast that has created a fishing community permit bank which allows fishermen to purchase permits without having to obtain a permit from the City and allows additional days to fish.

**COMMUNITY FORUM, CONT-**

*Sunny Robinson*, resident of Gloucester, stated that she has chosen Gloucester as a place to come and live out her life because of the balance of the community. She stated that the harbor plan needs to go forward where the family fishing units, the family businesses on Main Street and the family businesses on the waterfront can be preserved and prosper in balance with each other. She stated that they have to be very careful with the issue of urgency; urgency leads us to plan for what's right in front of our noses not for ten years down the road. She stated that if they look at the economy on the waterfront, they also need to look at what happens downtown. She stated that she does not object to a mixed-use harbor, but has great concern about twenty-five percent preservation for commercial fishing and any new dockage. She stated that we need to make sure that we preserve the space on the waterfront, so that as fishing and all its land base industries revitalize we can respond to them. She stated that the public walkway should not be just around the small area of the harbor, it should tie the neighborhoods together from the Boulevard end of the city to the East Main Street end of the City, so it is a community based exercise walkway.

*Jack Bachelder*, Magnolia resident, stated that Baltimore, Maryland has a lovely inner harbor that used to be dilapidated and run down but now it is thriving and successful. He stated that what started Baltimore's success was a public aquarium. He stated that an aquarium attracts people year-round and provides education and conservation. He stated that aquariums are very successful. He stated that an aquarium could be extended to include a fisheries museum and the history of Gloucester's Harbor.

*James Fialho*, Magnolia resident, stated that he hears the same plan over and over again but nothing ever gets done. He stated that Gloucester is in a rough financial time and they have to remember that if Gloucester loses a fishing boat it is gone forever.

*Bill Mason*, Magnolia resident, stated that the City needs to take a balanced approach because it is no longer just about fishing or tourism. He stated that adding artist studios and artist shops are great ideas. He stated that the plan needs to recognize a combination of ongoing business and capital investment. He stated that if the City allows the State or the Federal government to manage the City's resources it will be a mistake.

*Alice Boelter*, on behalf the owners of Fort Point Landing, stated they have been waiting patiently to revitalize a parcel of land at 58 Commercial Street. She stated that the difficulty is some things are subject to interpretation at the State level. She stated that this project started back in 2001 and the owners are waiting to do something with the parcel. She stated that the important thing is that people in Gloucester get together and go to the State and tell them what Gloucester wants to do.

*Jamie Levinski*, stated that his family owns Rockport Lobster located in the Fort area. He stated that many businesses have gone bankrupt in the Fort area but now there is a lot of investment that is going on down there. He stated that his business was allowed to stay in business by renting from the bank solely because of the DPA. He stated that his constituents are complaining about traffic that isn't even there yet. He stated that fishermen want to fish but there is no bait around.

*Brian Cassidy*, Gloucester resident since 1984, stated that he has a law practice downtown. He stated that whatever the City does they really need to streamline the process, such as Chapter 40B. He stated that the City needs to look at a way to consolidate the permitting process at least at the local level. He stated that the City needs to look at parking issues.

**COMMUNITY FORUM, CON'T-**

*Ann-Margaret Ferrante*, resident of Gloucester, stated that for the last fifteen years she has been representing fishermen at the federal court level in Washington. She stated that she has also represented waterfront property owners. She stated that Gloucester is in a unique situation because it is a hub port. A hub port is port that facilitates an industry. She stated that what the City needs to do is review what DPA means and what they want it to mean. She stated that they need to work with the businesses in the hub port and find out what they need to survive in a way that is meaningful both to a property owner and to a community.

*Eva Tasaki*, resident of Gloucester, stated that she would like to see a theme of marine education, such as an aquarium. She stated that the fishing industry could benefit from educational institutions.

*Janine Gallo*, resident of Gloucester, stated that she has always worked very closely with the people in the fishing industry. She stated that she wants to make clear that the DPA is critical to the future of the fishing industry. She stated that the core principles should be the heritage of the fishing community, the cleanliness and beautification of the City, cooperation between the commercial fishermen and the rest of the waterfront owners and there needs to be a look to the future of the industry.

*Ken Rhea*, resident of Gloucester, stated that Gloucester needs to be ready if the fishing industry comes back. He stated that all the other ports in New England are closing down and boats are coming here.

*Tim Greiner*, fifteen year Gloucester resident, stated that he works as a sustainability consultant. He stated that he works with Whole Foods and they wanted to come to Gloucester to get the freshest fish around. He stated that the future here is the great resource of our harbor. He stated that the City should want to preserve that natural resource. He stated that access to the waterfront needs to be throughout the harbor.

*Charlie Marcous*, resident of Magnolia, stated that there are fifty-five public access points in Gloucester to the water. He stated that it is opportunity to get the developers to reestablish those public landings in Gloucester.

*James Caviston* stated that he is not a resident of Gloucester but he has been visiting since he was eight years old. He stated that he is the president of the board of directors of a non-profit organization called SEARTS, Society for the Encouragement of the Arts. He stated that they have two hundred fifty members and their purpose is economic development. He stated that economics can often be affected by conservation and preservation.

*Mark McDonough*, restaurant owner, stated that a traffic plan needs to be put in place, water shuttles and walking paths need to be considered. He stated additional tie-ups for fishing boats need to be added and he agrees that condominiums should be banned from the waterfront. He stated that Gloucester needs other diverse industries such as tourism and the arts to have a resilient economy.

*Dave Mountain*, resident of Magnolia, stated that the best industry to have is higher education. He stated that it brings in other industries, people who care about education and people who pay for education. He stated that college towns boom all the time.

*Erika Hansen* stated that the City needs to be looking at the harbor in terms of past, present and future. She stated that they need to honor and take the past forward into the present by keeping the working waterfront and getting the value of the harbor with businesses and tourism. She stated that

biotech, aquaculture or producing ethanol from plants in the ocean may all be possibilities for the future of Gloucester.

### **COMMUNITY FORUM, CONT-**

*Yoshi Campbell*, Gloucester resident of ten years, stated that she would love to see a balance between the working harbor and developments that are accepted by the community. She stated that she loved the aquarium and fishing museum ideas. She stated that she does not want to see condominiums around the harbor.

*Marcia Hart* stated that she is in support of the draft harbor plan. She stated that one disagreement that she has is that the Paint Factory should remain a marine industrial zone, especially because there is a compatible use for it with Ocean Alliance. She stated that Gloucester is rich in the kind of riches that can be sustained such as resources, history, beauty and people. She stated that her vision of the harbor is one that has fishing boats. She is in support of the marine-industrial port zone being maintained and the designated port being maintained and that the fishing industry be strengthened in every possible way. She stated that if there is going to be more recreational boating in the inner harbor then the city should find a way to be the direct benefactor of the money generated from that revenue stream. She likes the idea of more moorings and a shuttle service into shore. She likes the idea for slips for tall ships. She stated that Gloucester needs to solve its parking problem.

*Susanne Altenburger*, resident of Gloucester, stated that since 1978 Gloucester has been designated as a marine industrial port. She stated that the State is interested in preserving the last few places where you can do fishing, where you can dock fishing vessels, where you can take out cruise ships, where you can do servicing of LNG platforms and where you can do marine and industrial trade. She stated that the State allows every property owner on the waterfront a long list of options as to what they can do with their property, as long as it is subject to certain key provisions as outlined. She stated that the harbor front property owners refer to themselves as a uniform group but it is by no means a unified group, there are quite a few property owners that are doing well following Massachusetts's law. She stated that membership in the marine industrial park is voluntary and if people have no luck making money they should consider selling or finding another way to make money. She stated that creating jobs and keeping jobs in Gloucester should be a priority. She stated you can only build large vessels on the water and long, lean vessels that push easier through the water, and ninety-seven percent of the current fishing fleet was built nowhere near Cape Ann.

*Philip Bolger*, Gloucester resident of eighty years, stated that he has seen a lot of ups and downs in the harbor and has seen various attempts to try to change parts of it, not all of which have worked out very well. He stated that the fishing industry is going to come back. He suggested that the city not water down the harbor front. He stated that Gloucester has a viable future in fish and boat building. He stated that he is concerned with keeping the fishing in Gloucester. He stated that if Gloucester is the last fishing port standing then the harbor is going to need all the space to accommodate boats from the other ports. He stated that any plan in the harbor should be looked at skeptically and slowly.

*John Levie*, waterfront property owner, stated that the waterfront owners are not looking to put up condominiums, they are just looking to relieve some of the burden of the regulations they have so they can become profitable. He stated that fishermen can only fish twenty-eight days a year and no one wants to invest money into a business like that. He stated that the plan should allow one to do business on the upper floors and increase the commercial fishing dockage. He stated that if they can revitalize their own buildings, they can revitalize the downtown Gloucester. He stated that he would like to see some money go back to the schools.

*Patty Paige*, Administrator for the Gloucester High School Sailing Team, stated that they are in their third year of operation. She stated that they have Gloucester and Rockport students involved in the program. She stated that they are part of the Mass Bay League in Boston. She stated that 95% of students in the sailing program go on to colleges. She stated that the benefit of this is that students

learn sailing and learn respect and proper use of the harbor. She stated that this program can lead to community boating. She stated that private funding can be obtained to support the project.

**COMMUNITY FORUM, CON'T-**

*Patty Paige* would like the City to consider that the program needs a home facility with storage and bathroom facilities. She stated that the City needs to look at some ordinances such as the ordinance in the Fort area that states you cannot use City streets to park or load forklifts between 7 a.m. and 7 p.m when thinking of mixed-use throughout the harbor.

*Carmine Gorga* stated that he agrees with Mr. Bolger and his initiative to build boats that are "green". He stated that he agrees with maintaining the marine industry in Gloucester and providing steady jobs. He stated that the City Council can ask the City Treasurer to go to the Federal Reserve System and discount paper for any public works problem.

*Kacia Mason* stated that she moved to Magnolia about six years ago, and the day they moved in two young boys knocked on their door to welcome them to the neighborhood, and said your so lucky you moved to Gloucester, because Gloucester has everything you could ever want and you will never have to go anywhere else. She stated that those two boys were brilliant. She encouraged the committee to enhance the City and build the City so the residents can enjoy it and share it with others.

*Sarah Buck*, Community Development Director, thanked the community and the panel for attending the forum. She also thanked Betsy Works for keeping the time at the forum and Greg Smith for filming all of the forums. She stated that they are moving rapidly and pointed out that attached to the forum's agenda is a schedule that informs residents what the next steps are and when the local zoning and the draft harbor plan are going to City Council for public hearing. She stated that if someone was not able to speak at one of the forums they can post comments on the City's website. She stated that mixing all of the community voices together will help the city to come up with a better plan.

Respectfully submitted,

Bobbi Orlando